



Bk: 9070Pg: 126 Page: 1 of 2  
Recorded: 03/20/2007 02:54 PM

# ADMINISTRATOR'S DEED

(Affected Premises: 314 N. Pleasant Street, Amherst, MA)

11C-167

We, David B. Brown of Shutesbury, MA, Lois C. Brown of Shutesbury, MA and Kenneth M. Brown of New York, NY, Co-Administrators of the Estate of Constance O. Brown, Franklin County Probate Court, #06P0101AD1, pursuant to a decree issued on MARCH 6, 2007, and every other power

in consideration of Two Hundred Fifty Thousand Dollars (\$250,000.00),

hereby grant to,

J. Curtis Shumway of 21 Sacco Drive, Amherst, MA and Jacalyn Sexton of 192 Washington Road Rye N.H. 03870

the land in Amherst, Hampshire County, Massachusetts, more particularly described on Exhibit A attached hereto and made a part of hereof.

Executed as a sealed instrument this 20<sup>th</sup> day of MARCH, 2007.

[Signature]  
Witness

[Signature]  
Witness

ABBY LCB  
Witness

David B. Brown  
David B. Brown

Lois C. Brown  
Lois C. Brown

Kenneth M. Brown  
Kenneth M. Brown

## COMMONWEALTH OF MASSACHUSETTS

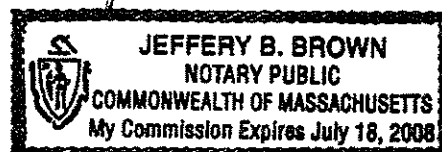
Hampshire, ss

MARCH 20, 2007

Then personally appeared the above-named DAVID B. BROWN, who proved to me through satisfactory evidence of identification to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he/she signed it voluntarily for its stated purpose.

[Signature]

MASSACHUSETTS EXCISE TAX  
Hampshire District ROD #13 001  
Date: 03/20/2007 02:54 PM  
otri# 017542 30613 Doc# 00006552  
Fee: \$1,140.00 Cons: \$250,000.00



**EXHIBIT A**

(Affected Premises: 314 N. Pleasant Street, Amherst, MA)

*the same premises as*

The land in Amherst, Hampshire County, Massachusetts at 314 N. Pleasant Street and being ~~all~~ of the land described in deeds recorded in the Hampshire County Registry of Deeds, Book 1009, Page 341 and Book 1068, Page 252, owned by Constance O. Brown at the time of her death.

*11C-167*

*11C-171*

ATTEST: HAMPSHIRE, *Marianne L. Donohue*, REGISTER  
MARIANNE L. DONOHUE

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT			
BROWN, ROBERT S & CONSTANCE						Description	Code	Appraised Value	Assessed Value
577 MONTAGUE RD						R/S LAND	1320	400	400
SHUTESBURY, MA 01072									
Additional Owners:									
Other ID: 11C000171		SUPPLEMENTAL DATA							
Calc Frontag		Precinct							
Owner Occup		Vote At							
		Tenant							
		PARENT							
		CREATED							
GIS ID: 11C-171		ASSOC PID#							
							Total	400	400

601  
AMHERST, MA

VISION

RECORD OF OWNERSHIP					PREVIOUS ASSESSMENTS (HISTORY)									
BK-VOL/PAGE	SALE DATE	Yr.	Vl.	SALE PRICE	% C.	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
BROWN, ROBERT S & CONSTANCE G	1068/ 252			0		2010	1320		400	2009	1320			800

EXEMPTIONS				OTHER ASSESSMENTS				
Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.
Total:								

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	
Appraised Bldg. Value (Form)	

THIS SIGNATURE ACKNOWLEDGES A VISIT BY A DATA COLLECTOR OR ASSESSOR

\_\_\_\_\_  
(NAME AND TITLE)

ASSESSING NEIGHBORHOOD				Appraised Xf (B) Value (Bldg)
NBHD SUB	NBHD NAME	STREET INDEX NAME	TRACING	BATCH
CP/A				Appraised OB (L) Value (Bldg)
NOTES				Appraised Land Value (Bldg)
				Special Land Value
REAR LOT				Total Appraised Parcel Value
				40

Valuation Method:	
Adjustment:	
Net Total Appraised Parcel Value	40

BUILDING PERMIT RECORD										VISIT/CHANGE HISTORY					
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result	
									1/19/2000 3/21/1986				DB	40	No Change on Abatement
													A		

LAND LINE VALUATION SECTION																	
B #	Use	Zone	D	Fromage	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes-Adj	Special Pricing	Adj. Unit Price	Land Value
1	1320 RES ACLNUD	RG13				0.30 AC	5,200.00	1.00	0	1.0000	0.25	CP	1.00			1,300.00	40

[illegible]

**Total Card Land Units:** **0.30 AC** **Parcel Total Land Area: 0.3 AC**

**Total Land Value:** **40,000.00**